

2022-004234

Klamath County, Oregon

04/01/2022 12:11:01 PM

Fee: \$92.00

RELEASE PREPARED BY AND

AFTER RECORDING RETURN TO:

DS DocSolutionUSA

DocSolutionUSA, LLC dba DocSolution, Inc.

2316 Southmore

Pasadena, TX 77502

713-941-4928

DocSolution, Inc. did not prepare a title search of the property encumbered by the security instrument described herein.

The preparer of this document makes no representation as to the status of the title, loan history, property use or zoning regulations concerning described assigned, transferred, released, or conveyed nor any matter except the validity of the form of this instrument. Information herein was provided to preparer by Grantor/Grantee and/or their agent. No boundary survey was made at the time of this assignment, transfer or conveyance.

RMS/ROL

9922516699-ER

Client Loan No. 68011026502499



* 1 0 9 6 3 5 3 *

STATE OF OREGON

SUBSTITUTION OF TRUSTEE AND DEED OF RECONVEYANCE *R2340076*

Bank of America, N.A., the current holder of the obligations secured by that certain Deed of Trust, described below does hereby substitute Kevin P Moran, Attorney at Law, whose address is 9057 Washington Avenue NW, Silverdale, WA 98383 as trustee in lieu of the named Trustee under said Deed of Trust. Kevin P. Moran hereby accepts said appointment as Trustee under said Deed of Trust and, as Successor Trustee, pursuant to the request of said Owner and Holder, does hereby reconvey without warranty to the person(s) legally entitled thereto, all estate now held by it under said Deed of Trust.

Trustor: RALPH L. BURKE, JR. AND LOIS L. BURKE, AS TENANTS BY THE ENTIRETY
Original Trustee: NORTHWEST TRUSTEE SERVICES, INC
Original Beneficiary: BANK OF AMERICA, N.A., A NATIONAL BANKING ASSOCIATION

Dated: 4/29/2009

Amount: \$177,000.00

Recorded: 5/4/2009 in KLAMATH County, State of Oregon and as Instrument or Auditor No. 2009-006085

DATE: *23* day of *March*, *2022*.

PHH Mortgage Corporation, a New Jersey Corporation, as attorney in fact for Bank of America, N.A.

NAME: CAROL CRISWELL

TITLE: ASSISTANT SECRETARY

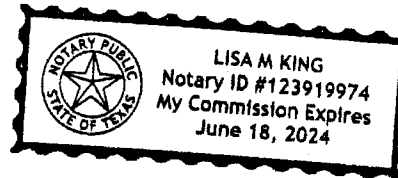
STATE OF TEXAS

COUNTY OF HARRIS

Before me, the undersigned, a Notary Public on this day personally appeared CAROL CRISWELL, ASSISTANT SECRETARY, known to me (or proved to me on the oath of _____), to be the person and officer whose name is subscribed to the foregoing instrument and acknowledged to me that the same was the act of the said PHH Mortgage Corporation, a New Jersey Corporation, as attorney in fact for Bank of America, N.A., a corporation, and that he/she had executed the same as the act of such corporation for the purpose and consideration therein expressed, and in the capacity therein stated.

Given under my hand and seal of office, this 23 day of March, A.D. 2022

Lisa M King
NOTARY PUBLIC, STATE OF TEXAS
NOTARY PRINTED NAME:



KEVIN P. MORAN, ATTORNEY AT LAW

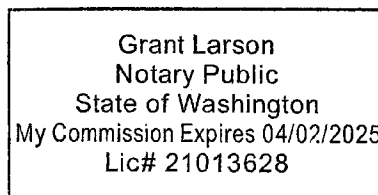
[Signature]
KEVIN P. MORAN, ATTORNEY AT LAW (SUCCESSOR TRUSTEE)

STATE OF WASHINGTON, COUNTY OF KITSAP

On this MAR 28 2022, before me, GRANT LARSON, a Notary Public qualified for said county, personally came Kevin P. Moran, known to me to be the identical person who executed the foregoing instrument and acknowledged the execution thereof to be their voluntary act and deed for the uses and purposed therein mentioned.

Witness my hand and official seal.

[Signature]
GRANT LARSON, Notary Public In
and for the State of Washington
Commission Expires: 4/2/2025



Holder's Address: c/o PHH Mortgage Corporation, 1 Mortgage Way, Mount Laurel, NJ 08054
Mortgage dated 5/4/2009 in the amount of \$177,000.00
Property Address: 2231 MODOC STREET, KLAMATH FALLS, OR 97601